

# • A Classic!!!



**820 Grandview, Chillicothe, MO**

**#4279**

**\$205,000**

Area:	Westside of Chillicothe	Bathrooms:	1 full Main, .75 Master, .75 Bsmt.
Style:	Ranch	Bedrooms:	4
Stories:	1.0	Master Bedroom:	Main Floor with updated bath
Square Feet:	2,011	Bedroom #2:	Main Floor
Lot Size:	135 x 134	Bedroom #3:	Main Floor
Year built:	1958	Bedroom #4 / Office:	Basement Level
Taxes:	\$1,607	Living room:	Main Floor
Parking:	2 car attached	Dining room:	Main Floor
Exterior:	Brick	Family room:	Main Floor and basement
Roof:	2005 Comp.	Kitchen:	Main Floor with Newer updates
Heating:	NGFA 1988	Laundry:	Main Floor
Air Conditioning:	CA 1990	Other 1:	Cedar lined closets, lawn sprinkler system, water softener, lots of storage, 2 Family room, 2 Fireplaces, Main floor laundry
Utility Avg:	Gas: \$116.52 elect. \$130.27		
Fireplace(s):	Main floor and basement		
Basement:	Full 2/3 finished		



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